



EDMONTON DESIGN COMMITTEE MINUTES

Location: via Google Meet

Tuesday, January 19, 2021

MEMBERS:

J. Mills, Chair
A. Benoit, Vice-Chair
C. Holmes, Vice-Chair
M. Figueira
A. Zepp
T. Antoniuk
D. Deshpande
S. Kaznacheeva
D. Brown
B. Nolan
W. Sims

PRESENT:

J. Mills, Chair
A. Benoit, Vice-Chair
C. Holmes, Vice-Chair
M. Figueira
A. Zepp
D. Deshpande
S. Kaznacheeva
D. Brown
B. Nolan
W. Sims

ALSO IN ATTENDANCE:

P. Spearey, Urban Form and Corporate Strategic Development, Lead Urban Designer
A. Oum, Urban Form and Corporate Strategic Development, Planning Technician
S. Buccino, Urban Form and Corporate Strategic Development, Development Officer
C. Li, Urban Form and Corporate Strategic Development, Development Officer
K. Yeung, Urban Form and Corporate Strategic Development, Development Officer

A. CALL TO ORDER AND RELATED BUSINESS

A.1. CALL TO ORDER

A. Benoit called the meeting to order at 4:01 p.m.

A.2. ADOPTION OF AGENDA

MOTION: D. Brown

Motion to adopt the January 19, 2021 Agenda

SECONDED: W.Sims

CARRIED

FOR THE MOTION: T. Antoniuk, A. Benoit, D. Brown, C. Holmes, S. Kaznacheeva, J.Mills, B. Nolan, W. Sims, A. Zepp

A.3. ADOPTION OF MINUTES

MOTION: D.Brown

Motion to adopt the January 5, 2021 Minutes.

SECONDED: C. Holmes

CARRIED

FOR THE MOTION: T. Antoniuk, A. Benoit, D. Brown, C. Holmes, S. Kaznacheeva, J.Mills, B. Nolan, W. Sims, A. Zepp

B. PROJECT SYNOPSES (Closed to the Public)

B.1. Coronation Rec Centre (Development Permit)

Carol Belanger - City of Edmonton

S. Buccino provided a summary of the project.

B.2. 10075 - 98 Avenue NW (Development Permit)

Daniel Hanna - Parkwood Builders

K. Yeung provided a summary of the project.

C. Holmes left the meeting due to a conflict with this project.

B.3. Substation 200 DC1 (Rezoning)

Chris Dulaba - Beljan

P. Spearey provided a summary of the project.

B.4. Affordable Storage (Development Permit)

Svetlana Kaznacheeva - Riddell Kurczaba

C. Li provided a summary of the project.

S. Kaznacheeva left the meeting due to a conflict with this project.

C. APPLICATIONS

FORMAL PRESENTATIONS (Open to the Public)

C.1. Coronation Recreation Centre (Development Permit)

Carol Belanger - City of Edmonton

J. Mills joined the meeting at 5:04 pm and assumed the role of Chair.

C.2 10075 - 98 Avenue NW (Development Permit)

Daniel Hanna - Parkwood Builders

C. Holmes remained in the meeting, but did not participate, due to a conflict with this project.

-BREAK (6:00 p.m.)

C.3 Substation 200 DC1 (Rezoning)

Chris Dulaba - Beljan

C.4 Affordable Storage (Development Permit)

Svetlana Kaznacheeva - Riddell Kurczaba

D. COMMITTEE DELIBERATION (Closed to the Public)

Note the order of deliberation was modified to accommodate the schedules of Committee members

D.1 Coronation Recreation Centre (Development Permit/Formal)

Carol Belanger - City of Edmonton

MOTION: D. Deshpande

Motion of support

While the Committee supports this project, it is recommended that the Applicant continues to work to refine and improve connectivity to key destinations and nodes within the site as well as the surrounding context.

SECONDED: W. Sims

CARRIED

FOR THE MOTION: W. Sims, C. Holmes, M. Figueira, A. Zepp, S. Kaznacheeva, D. Brown, B. Nolan, A. Benoit, D. Deshpande

ABSTAIN: J. Mills

D.2 10075 - 98 Avenue NW (Development Permit)

Daniel Hanna - Parkwood Builders

C. Holmes left the meeting due to a conflict with this project

MOTION: A. Benoit

Motion of support with conditions

The Committee recommends that the Applicant work with Administration to:

- **Further explore the architectural design of the rear facades, including materials and articulation (as described and illustrated in the DC2), as well as laneway enhancements such as surfacing, lighting, and landscaping, to create a pedestrian-oriented alley experience and establish the context for Phase 2 of the project.**
- **Review sidewalk linkages with respect to lighting and CPTED.**

SECONDED: D. Brown

CARRIED

FOR THE MOTION: W. Sims, J. Mills, C. Holmes, M. Figueira, A. Zepp, S. Kaznacheeva, D. Brown, B. Nolan, A. Benoit, D. Deshpande

C. Holmes returned to the meeting.

D.3 Substation 200 DC1 (Rezoning)

Chris Dulaba - Beljan

MOTION: D. Brown

Motion of support

While the Committee supports the project, the Committee recommends the Applicant work with administration to address the discrepancies between the development regulations, site plan appendices, and development approach represented in the presentation perspectives.

SECONDED: A. Benoit

CARRIED

FOR THE MOTION: W. Sims, J. Mills, M. Figueira, A. Zepp, S. Kaznacheeva, D. Brown, B. Nolan, A. Benoit, D. Deshpande

D.4 Affordable Storage (Development Permit)

Svetlana Kaznacheeva - Riddell Kurczaba

S. Kaznacheeva left the meeting at 8:41 for the remainder of the meeting due to a conflict with this project.

MOTION: C. Holmes

Motion of support

SECONDED: W. Sims

CARRIED

FOR THE MOTION: W. Sims, J. Mills, C. Holmes, M. Figueira, A. Zepp, D. Brown, B. Nolan, A. Benoit, D. Deshpande

E. ADDITIONAL ITEMS

E.1 Administration provided a quick overview of the ongoing policies and procedures review including upcoming timelines. Committee members were instructed to direct questions and comments for upcoming Workshops to A. Oum.

F. UPCOMING APPLICATIONS, CONFLICTS AND REGRETS

Conflicts: A. Zepp (Winspear)

Regrets: None

G. ADJOURNMENT

The meeting adjourned at 8:46pm.

H. NEXT MEETING

Tuesday, February 2, 2021 at 4:00 p.m. located via Google Meet